

174.0

0004

0020.B

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

728,000 / 728,000

USE VALUE:

728,000 / 728,000

ASSESSED:

728,000 / 728,000


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
15		ARNOLD ST, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: SHANTHAKUMAR SHAKTHI KAMAL	
Owner 2: SAMPATHKUMAR SATHYA PRIYA	
Owner 3:	

Street 1: 15 ARNOLD ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

**PREVIOUS OWNER**

Owner 1: HER HOMES LLC -

Owner 2: -

Street 1: 5 SANDY POND RD

Twn/City: LINCOLN

St/Prov: MA Cntry

Postal: 01773

**NARRATIVE DESCRIPTION**

This parcel contains .08 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1923, having primarily Vinyl Exterior and 1458 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3465		Sq. Ft.	Site		0	70.	1.51	6									366,765						366,800	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	3465.000	361,200		366,800	728,000		116118
							GIS Ref
							GIS Ref
							Insp Date
							10/05/18

PREVIOUS ASSESSMENT								Parcel ID	174.0-0004-0020.B	Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	
2022	101	FV	361,200	0	3,465.	366,800	728,000		Year end	12/23/2021
2021	101	FV	351,400	0	3,465.	366,800	718,200		Year End Roll	12/10/2020
2020	101	FV	351,400	0	3,465.	366,800	718,200	718,200	Year End Roll	12/18/2019
2019	101	FV	299,200	0	3,465.	361,500	660,700	660,700	Year End Roll	1/3/2019
2018	101	FV	149,100	0	3,465.	277,700	426,800	426,800	Year End Roll	12/20/2017
2017	101	FV	149,100	0	3,465.	262,000	411,100	411,100	Year End Roll	1/3/2017
2016	101	FV	149,100	0	3,465.	241,000	390,100	390,100	Year End	1/4/2016
2015	101	FV	139,300	0	3,465.	225,300	364,600	364,600	Year End Roll	12/11/2014

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	13533
HER HOMES LLC,	72197-1	1	2/4/2019		772,500	No	No				
SAVAGE NOREEN /	70369-47		12/12/2017	Change>Sale	475,000	No	No				
SAVAGE NOREEN,	66109-424		9/22/2015	Convenience		1	No	No			
SAVAGE NOREEN/T	66109-401		9/22/2015	Convenience		1	No	No			
SAVAGE NOREEN	53999-29		12/16/2009	Family		100	No	No			
SIROIS ROBERT J	53759-429		10/30/2009	Family	218,750	No	No				
SIROIS ROBERT J	33850-617		10/18/2001	Family		No	No				
	8739-176		1/1/1901			No	No	N			

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
5/21/2018	658	Heat App	8,000	C					10/5/2018	MEAS&NOTICE	HS	Hanne S
2/15/2018	175	Dormers	111,000	O					6/28/2018	Measured	DGM	D Mann
									6/27/2018	Permit Visit	DGM	D Mann
									10/20/2008	Meas/Inspect	189	PATRIOT
									1/17/2000	Inspected	277	PATRIOT
									12/17/1999	Mailer Sent		
									12/15/1999	Measured	163	PATRIOT
									1/1/1982		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA / / /

